WAUKESHA COUNTY BOARD OF ADJUSTMENT SUMMARY OF MEETING

The following is a Summary of the Board of Adjustment Meeting held on Wednesday, September 13, 2017, at 6:30 p.m. in Room 255/259 of the Waukesha County Administration Center, 515 W. Moreland Blvd., Waukesha County Wisconsin, 53188.

BOARD MEMBERS PRESENT: Tom Day, Chairman

Richard Nawrocki Richard Bayer

Nancy M. Bonniwell

BOARD MEMBERS ABSENT: Robert Schuett

Nick Jordon

SECRETARY TO THE BOARD: Nancy Bonniwell

OTHERS PRESENT: Benjamin Greenberg, Sr. Land Use Specialist

> Rex and Heidi Miller, Neighbors (Wagner) Jeanne and Robert Dierkes, Neighbors (Wagner)

Lawrence Knauf, Neighbor (Wagner)

Catherine Wagner

The following is a record of the motions and decisions made by the Board of Adjustment. Detailed minutes of these proceedings are not produced, however, an audio recording of the meeting is kept on file in the office of the Waukesha County Department of Parks and Land Use, and an audio recording is available, at cost, upon request.

SUMMARY OF PREVIOUS MEETING:

Mr. Nawrocki

I make a motion to approve the Summary of the Meeting of August

9. 2017.

The motion was seconded by Mr. Bayer and carried unanimously.

NEW BUSINESS:

BA17:015 JUD AND CATHERINE WAGNER

Public Hearing:

Staff provided a brief summary of the Staff Report and Recommendation. Staff's recommendation was for conditional approval of the request for a special exception from the minimum first floor area requirements of the Waukesha County Shoreland and Floodland Protection Ordinance, to permit the construction of new residence with an attached garage, decks, patio and retaining walls. In addition to the recommended conditions stated in the Staff Report, staff added a forth recommended condition to read: "Substantial changes to the building plan require the review and approval of the Waukesha County Board of Adjustment with an agenda of that meeting sent to all owners that received notice for this public hearing." Discussion between the petitioner, Board and Staff followed. Staff reiterated that the special exception request is for relief from minimum size requirements and not to approve the grading and drainage plan.

Public Reaction:

Five neighbors: Rex and Heidi Miller at W303N2610 Maple Ave., Jeanne and Robert Dierkes at W303 N2598 Maple Ave. and Lawrence Knauf at W303N2594 Maple Ave., all expressed concerns regarding the proposal. Most of concern related to issues involving drainage problems that currently exists and worries that the new home will make those problems worse. Mr. Dierkes also expressed concern about a loss of morning sunlight due to the new residence proposed near his cottage.

Decision and Action:

Ms. Bonniwell

I make a motion to <u>approve the request for the special exception to</u> the minimum first floor area requirements in accordance with the conditions stated by staff and for the reasons stated in the staff report.

The motion was seconded by Mr. Nawrocki and carried unanimously.

ADJOURNMENT:

Mr. Nawrocki

I make a motion to adjourn this meeting at 7:55 p.m.

The motion was seconded by Mr. Bayer and carried unanimously.

Respectfully submitted,

Nancy Bonniwell

Secretary, Board of Adjustment

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